

United States Department of the Interior
National Park ServiceNational Register of Historic Places
Registration FormNATIONAL
REGISTER

This form is for use in nominating or requesting determinations of eligibility for individual properties or districts. See instructions in *Guidelines for Completing National Register Forms* (National Register Bulletin 16). Complete each item by marking "x" in the appropriate box or by entering the requested information. If an item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, styles, materials, and areas of significance, enter only the categories and subcategories listed in the instructions. For additional space use continuation sheets (Form 10-900a). Type all entries.

1. Name of Property

historic name Glencoeother names/site number Coe Mansion

2. Location

street & number 698 Martin Luther King Boulevard☒ NA not for publicationcity, town Newark☐ vicinitystate New Jerseycode 034county Essexcode 013zip code 07102

3. Classification

Ownership of Property

- ☒ private
☐ public-local
☐ public-State
☐ public-Federal

Category of Property

- ☒ building(s)
☐ district
☐ site
☐ structure
☐ object

Number of Resources within Property

Contributing

2

Noncontributing

- buildings
 sites
 structures
 objects
0 Total

Name of related multiple property listing:

N/ANumber of contributing resources previously
listed in the National Register 0

4. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act of 1966, as amended, I hereby certify that this
☒ nomination ☐ request for determination of eligibility meets the documentation standards for registering properties in the
National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60.
In my opinion, the property ☒ meets ☐ does not meet the National Register criteria. ☐ See continuation sheet.

Signature of certifying official

Assistant Commissioner for Natural & Historic Resources/DSHPO

State or Federal agency and bureau

8/16/91
DateIn my opinion, the property ☐ meets ☐ does not meet the National Register criteria. ☐ See continuation sheet.

Signature of commenting or other official

Date

State or Federal agency and bureau

5. National Park Service Certification

I, hereby, certify that this property is:

- ☒ entered in the National Register.
☐ See continuation sheet.
☐ determined eligible for the National
Register. ☐ See continuation sheet.
☐ determined not eligible for the
National Register.

☐ removed from the National Register.☐ other, (explain): _____entered in the
National Register10/1/91for
Signature of the Keeper

Date of Action

6. Function or Use

Historic Functions (enter categories from instructions)

Domestic/single dwelling

Current Functions (enter categories from instructions)

Domestic/single dwelling

7. Description

Architectural Classification

(enter categories from instructions)

Italianate

Materials (enter categories from instructions)

foundation Brownstone

walls Brick

roof Slate

other Wood porch

Describe present and historic physical appearance.

698 Martin Luther King Boulevard (formerly High Street) is a three story, three bay, irregular plan, brick and brownstone Italianate influenced residential building. Located on historic High Street, one of the most prominent residential streets in Newark in the second half of the nineteenth century, the house was originally constructed in 1871 for the family of James J. Dickerson, a local leather manufacturer. From 1886 to 1947, the house was owned by the Coe family, leading merchants of steel and heavy hardware in Newark, who named the house "Glencoe". Characteristic of the High Victorian Italianate influence, the house features a robust and richly plastic decorative vocabulary, resulting in surfaces rich with shadows and highlights. The heavy massing of the building is achieved through the use of masonry as well as diminishing room heights at the upper stories. The floor divisions are articulated by horizontal coursing and the fenestration is distinguished by regularly placed, paired, grouped, and single, round and segmentally arched, door and window openings.

The main (west) facade of the building is divided into three bays by the irregular plan of the house. The northernmost bay projects from the remaining facade and is emphasized by a gable roof, box bay with a pierced wood parapet on the first floor, a bracket supported hooded lintel on the second floor and paired round arched windows on the third floor. The remaining facade is composed of two irregular bays: the center bay features a projecting entrance on the first floor, and the southernmost bay, a round arched, floor-length window. Both bays of this section of the facade are spanned by a chamfered post supported, lavishly ornamented, open wood porch.

The first floor of the building is emphasized horizontally by a brownstone water table below the floor-length windows and a simple entablature for the box bay and open porch. The chamfered-corner brick box bay features a large, round-arched,

8. Statement of Significance

Certifying official has considered the significance of this property in relation to other properties:

☐ nationally ☐ statewide ☒ locally

Applicable National Register Criteria ☐ A ☒ B ☒ C ☐ D

Criteria Considerations (Exceptions) ☐ A ☐ B ☐ C ☐ D ☐ E ☐ F ☐ G N/A

Areas of Significance (enter categories from instructions)

Period of Significance

Significant Dates

Architecture

1871 - 1933

1871

Commerce

1886 - 1933

1886

Cultural Affiliation

N/A

Significant Person

James A. Coe

Architect/Builder

Unknown

State significance of property, and justify criteria, criteria considerations, and areas and periods of significance noted above.

698 Martin Luther King Boulevard (formerly High Street), also known as "Glencoe," is architecturally significant as one of the best examples of the Italianate influence on a residential building in Newark, and one of the finest residential buildings constructed on High Street (Criterion C). At the turn-of-the-century, this neighborhood was one of the wealthiest in the city and featured homes of similar scale and ornamentation. Although many of the homes have been altered, converted to multiple family use, or demolished, this building represents one of the last and best remaining homes from the period immediately following the Civil War. The house is also significant for its association with James A. Coe, the leading Newark merchant of steel and iron in the late nineteenth century (Criterion B).

In both design and workmanship, "Glencoe" is indicative of the high quality of nineteenth century residential architecture constructed in Newark, especially along High Street. During the late nineteenth century, High Street was the fashionable address of the wealthy industrialists, merchants and brewers who influenced the commercial development of Newark. Located on a prominent ridge overlooking downtown Newark, the Passaic River and Manhattan skyline beyond, High Street was one of the first outlying areas to be developed following the establishment of horse-drawn streetcar lines in Newark. High Street's favorable location, away from the congestion and pollution of the central city, attracted newly prosperous business executives and self-employed professionals to build palatial homes for their families (Drummond 1979: 195). Some of the most famous industrialists who built mansions for themselves within the immediate neighborhood of "Glencoe" include Gottfried Krueger and Christian Feigenspan, two of the largest brewers in the city, as

☒ See continuation sheet

9. Major Bibliographical References

See Continuation Sheet 9.1.

Previous documentation on file (NPS): N/A
☐ preliminary determination of individual listing (36 CFR 67)
has been requested
☐ previously listed in the National Register
☐ previously determined eligible by the National Register
☐ designated a National Historic Landmark
☐ recorded by Historic American Buildings
Survey # _____
☐ recorded by Historic American Engineering
Record # _____

☒ See continuation sheet

Primary location of additional data:

☐ State historic preservation office
☐ Other State agency
☐ Federal agency
☐ Local government
☐ University
☒ Other

Specify repository:

Newark Preservation & Landmarks Committee

10. Geographical Data

Acreage of property .48 acre Elizabeth, NJ Quad

UTM References

A 18 569060 4508720
Zone Easting Northing
C _____

B _____
Zone Easting Northing
D _____

☐ See continuation sheet

Verbal Boundary Description

698 Martin Luther King Boulevard occupies Block 121, Lots 7 and 8, of the City of Newark Tax Map.

☐ See continuation sheet

Boundary Justification

The above-mentioned property, Block 121, Lots 7 and 8, is historically associated with "Glencoe," and was the extent of the property transferred through the nineteenth and early twentieth century deeds.

☐ See continuation sheet

11. Form Prepared By

name/title Ulana D. Zakalak, Historic Preservation Consultant
organization Newark Preservation & Landmarks Committee date April 16, 1991
street & number P.O. Box 1066 telephone (201) 622-4910
city or town Newark state New Jersey zip code 07101

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four-over-four, wood double hung window set in a recessed gauged brick surround. The simple wooden entablature is surmounted by an elaborately pierced parapet flanked by panelled corner piers. The projecting entrance of the center bay encloses a small vestibule accessed by double-leaved, single pane, bevelled glass doors with a semi-circular transom set in a brownstone surround. The southermost bay is fenestrated by a four-over-four window with a semi-circular transom, surmounted by a bracketed brick arched lintel. The wooden porch, which projects slightly at the center bay, is approached by two steps immediately in front of the entrance as well as at the south side.

The second floor of the facade consists of segmentally arched, four-over-four, wood double hung windows with segmentally arched, bracketed brick lintels and continuous brownstone sills. Around each of the windows is a recessed panel of brick wall flanked by flat brick pilasters and surmounted by a belt course of brick billeting.

The third floor is fenestrated by small round-arched windows arranged in groups. The north and center bays feature paired groupings, the south bay, a triple grouping. This floor is dominated by the overhanging bracketed eaves of the slate-clad roof.

The south facade is the second most decorated facade of the house and the only other facade visible from the street. The three bay facade features a center gable flanked by chimneys, side bays of stacked and paired, segmentally arched window groupings separated by continuous brownstone sills and billeted brick belt courses, and an elaborate stained glass, semi-circular bay window on the second floor of the center bay. The bay window is composed of three curved glass windows topped by elaborate transoms, the middle one containing a crest with the motto "Presto et Persto." The stylized floral motifs of the windows are interlaced with swags and garlands and studded with individual faceted pieces (jewels). Below this window is a small side entrance portico leading to an enclosed porch spanning the southern half of the back of the house on two levels. Originally this porch was open, but was enclosed in the early twentieth century to house a billiards room and summer bedrooms.

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The north facade of the house, which is not visible from the street, is similar to the south facade except for the center bay of the first and second floors, which feature a semi-hexagonal bay window. This facade is also shorter in length than the south facade, ending in an open wooden porch.

The rear facade of the house is dominated by the enclosed wooden porch on the first and second stories and by the center bay tower room on the third. The semi-octagonal room on the third floor faces east, overlooking downtown Newark, the Passaic River and the Manhattan skyline beyond.

There is a two story, three bay, square plan, brick carriage house at the rear of the property. Stylistically similar to the main house, the center gabled structure features an apartment on the second floor and stable and carriage facilities on the ground floor. The stable doors, which face east, are accessed by means of a private alley from Longworth Street.

Interior

The house is entered through a pair of round arched wooden doors with quarter-circle windows at the top, and wood panels below, into a small five by six foot vestibule finished with a wood wainscot of repeating round arches and a Minton tile floor. A second set of double-leaved doors with carved diamond panels and an upper section of glass leads into the central hallway, which is 23'-6" long by 6'-6" wide, and culminates in the dining room at the east end of the house. On either side of the hall are the main public rooms. On the north side is the parlor, and on the south side is the library and main staircase, set perpendicular to the hall. Behind the parlor and north of the dining room is a small kitchen which replaces the original butler's pantry. The general interior finishes include plaster walls and ceilings, plaster crown mouldings and medallions for lighting fixtures, wood parquet floors, and elaborate bronze hardware, such as locksets, escutcheon plates, sash pulls, etc. The three main rooms leading from the central hall have elaborate, deeply moulded, segmentally arched door surrounds. The interiors of the arches are panelled with inset rectangles.

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The parlor (living room), which is approximately 15' by 27', is located to the north of the hallway and is the most elaborately finished room in the house. All of the door and window surrounds, as well as the doors themselves and the fireplace overmantel, are of black walnut with satinwood marquetry. Along the west wall of the house, the single window is inset into a segmentally arched box bay flanked by plaster brackets. The same treatment is used for the easternmost window of the north wall, however, the bay is semi-hexagonal and the center panel is a full-length mirror. The flanking windows exhibit carved pedimented surrounds. An elaborate mirrored and inlaid overmantel surmounts the incised white marble fireplace with tiled hearth and gas fitting. A deeply carved crown moulding and baseboard finishes the room.

The 14' by 14' library, south of the central hallway and directly across from the parlor, is ornamented with built-in wood bookcases with glass doors on the south and west walls, a closet set in a deeply carved and panelled surround on the east wall, and a fireplace in the middle of the south wall. The cabinet doors have round arched glass panes with a single horizontal muntin at mid-point. Below the doors are closed panelled cabinets. The window in the west facade has an elaborate wooden surround of stylized incised pilasters with Ionic capitals. The brown and white mottled granite fireplace features panelled piers supporting a shield-motif keystone arch. The overmantle mirror is of matching wood with delicate marquetry.

Between the library and the sitting room is the main stairhall, set south of, and on a perpendicular to the central hallway. The curved walnut balustrade ends in an octagonal newel post and is ornamented by a deeply moulded wall stringer. The outside stringer is composed of repeating round arches following the rake of the string. The stair landing at the second floor features a semi-circular stained glass bay with a window bench and a turned spindle and bead grille. Immediately east of the stairhall is a partition wall, behind which is a service stair.

The dining room, measuring approximately 24' by 17', forms the eastern end of the house and ends in a semi-hexagonal bay.

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At the western end of the room, a door on the north leads to the kitchen (former butler's pantry), and a door on the south leads to a small sitting room. A door in the south face of the bay leads to the billiards room. Four glass fronted china cabinets ornament the walls between the windows and doors. These wood cabinets have full length glass doors and are topped by turned spindle grilles above their entablatures. The incised black slate fireplace along the north wall is surmounted by a gilded and elaborately moulded mirrored overmantel. The fireplace has a gas fitting.

A sliding wood door with an etched glass panel in the south wall leads to the 10'-9" by 9' sitting room. This small room is ornamented with a wood mantel fireplace on the west wall and a single window on the east wall. A door in the south wall leads to the billiards room.

The former open porch which spans the east half of the south facade and the south half of the east facade has been converted to a billiards room and a summer bedroom. The "L"-shaped billiards room is finished in naturally stained tongue and groove siding, wood floors, one-over-one double hung wood windows and a fireplace in the northwest corner. The small summer bedroom, located immediately east of the dining room, has plaster walls and ceiling and a wood floor. A small section of porch between the present kitchen and the summer bedroom has been left open.

The second floor of the house contains five bedrooms, two full baths and a summer bedroom created out of a formerly open second floor porch in the southeast corner of the house. This porch was accessed from the master bedroom directly over the first floor dining room. All of the bedrooms are finished with plaster walls and ceilings, wood floors and marble fireplaces. A service stair ascends from between the two bedrooms along the north wall to the third floor.

The third floor contains four bedrooms, one bath and the tower room, a semi-octagonal room with windows facing downtown Newark, the Passaic River and the Manhattan skyline beyond. All of the finishes are the same as those of the second floor except that there are no fireplaces.

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The basement of the house, which is finished with painted brick walls, plaster ceilings and wood floors, contains the mechanical systems for the house, as well as the original laundry room, kitchen, pantry and cold storage areas. A two story ice box shaft once occupied the northwest corner of the kitchen, extending to the butler's pantry (now the kitchen) on the first floor. Ice was placed in a compartment midway between the two floors supplying cold for both storage areas (Newark Sunday Call, April 15, 1934: n.p.). The dining room, located immediately above the kitchen, was serviced by a dumbwaiter in the butler's pantry. The house was also equipped with a speaking tube system.

Site

The site on which the house is located is on the easterly side of Martin Luther King Boulevard (formerly High Street), between Longworth and Crawford Streets, Block 121, Lots 7 and 8. The property dimensions are 66.6' by 290'. The total area is .48 acre.

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well as Edward Weston, chairman of the Weston Electrical Instrument Corporation and Inslee A. Hopper, president of the Singer Sewing Machine Company. "Glencoe," built in 1871, is the earliest of the remaining lavish residences. The Krueger mansion was built in 1888, the Feigenspan mansion in 1906.

James A. Coe purchased the house in 1886 from James J. Dickerson, a local leather manufacturer who had it built in 1871 (Essex County Deed E 23 261). Coe died in 1933 and his family continued to occupy the house until 1947, when it was sold to Benjamin Kulper. The James A. Coe & Company was the leading and largest establishment in Newark devoted to the metals and heavy hardware trade, and in the late nineteenth century, was considered New Jersey's headquarters for iron and steel, as well as other metals. House specialties included merchant iron and steel, tool steel, horse shoes and nails, carriage and heavy hardware, corrugated and sheet iron, copper and zinc. The firm was founded in 1869 as Crowell and Coe. After the death of Joseph and S.G. Crowell in 1886, the establishment became James A. Coe & Co. (The Consolidated Illustrating Company 1894: 130). James A. Coe was a descendant of Benjamin Coe, one of Newark's most ardent patriots during the Revolutionary War (Newark Star February 18, 1929: n.p.).

New Jersey painter Harry Devlin featured "Glencoe" as an example of Italianate architecture in his recent book, Portraits of American Architecture.

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9. Major Bibliographic References

The Consolidated Illustrating Company. Newark, Handsomely Illustrated. Newark: The Consolidated Publishing Company: 1894.

Cunningham, John T. Newark. Newark, New Jersey: New Jersey Historical Society, 1966.

Devlin, Harry. Portraits in American Architecture. Boston: David R. Godine Publishers, Inc., 1989.

Drummond, James O. Transportation and the Shaping of the Physical Environment in the Urban Plan: Newark, 1820 - 1900. Diss. New York University, 1979.

Newspapers

"Newark of Other Days - - The Coe Homestead." Newark Star. 18 February 1929: n.p.

Thomas, Myra Montfort. "Old Essex Dwelling, J.A. Coe Homestead...Sturdy." Newark Sunday Call, 15 April 1934: n.p.

Miscellaneous

Essex County Deeds, Essex County Hall of Records.

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Section number _____ Page _____ : PHOTOGRAPHS
Glencoe, Newark,
Essex County, NJ

Photographs

The following information is the same for all of the photographs listed:

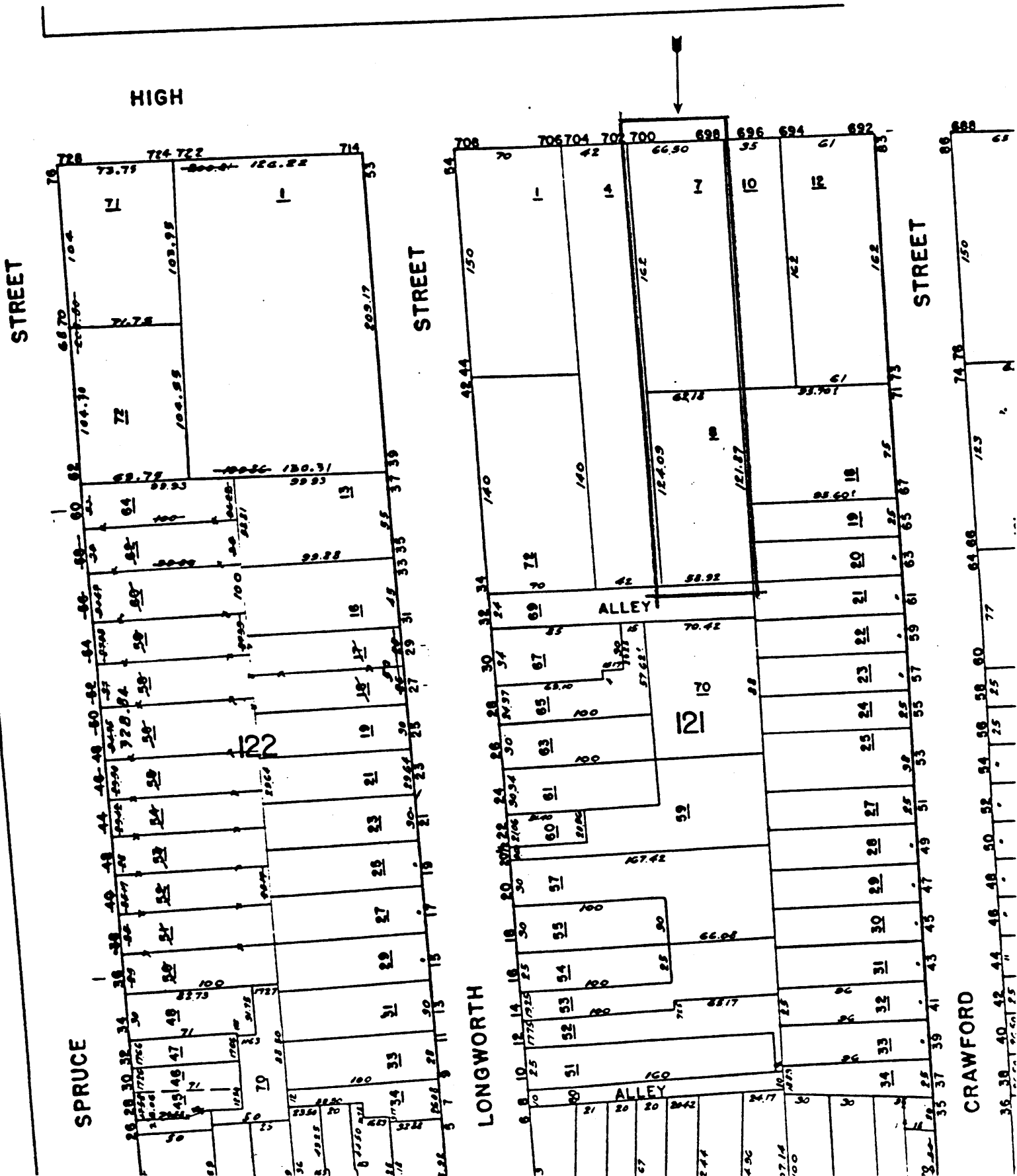
- 1) Name of property: "Glencoe" - 698 Martin Luther King Boulevard
- 2) City and state: Newark, New Jersey
- 3) Photographer: Gerry Weinstein, Photo Recording Associates
- 4) Photos taken: January 1991
- 5) Location of negatives: Photo Recording Associates
40 W. 77th Street 17B
New York, New York 10024

6) & 7) Descriptions of views indicating direction of camera:

- Plate 1 of 11: Facade of 698 Martin Luther King Boulevard, camera pointing east.
- Plate 2 of 11: View of Martin Luther King Boulevard streetscape, 698 Martin Luther King Boulevard is at right, camera looking northeast.
- Plate 3 of 11: Facade of 698 Martin Luther King Boulevard, camera pointing northeast.
- Plate 4 of 11: South elevation of 698 Martin Luther King Boulevard, camera pointing north.
- Plate 5 of 11: View of carriage house, located east of the main house, camera pointing northeast.
- Plate 6 of 11: View of parlor, camera pointing northwest.
- Plate 7 of 11: View of black walnut and inlaid satinwood parlor doors, camera pointing southeast.
- Plate 8 of 11: View of library, camera pointing southwest.
- Plate 9 of 11: View of main stairhall, camera pointing south.
- Plate 10 of 11: View of semi-circular bay window at the stairhall landing, second floor, camera pointing south.
- Plate 11 of 11: View of dining room, camera pointing east.

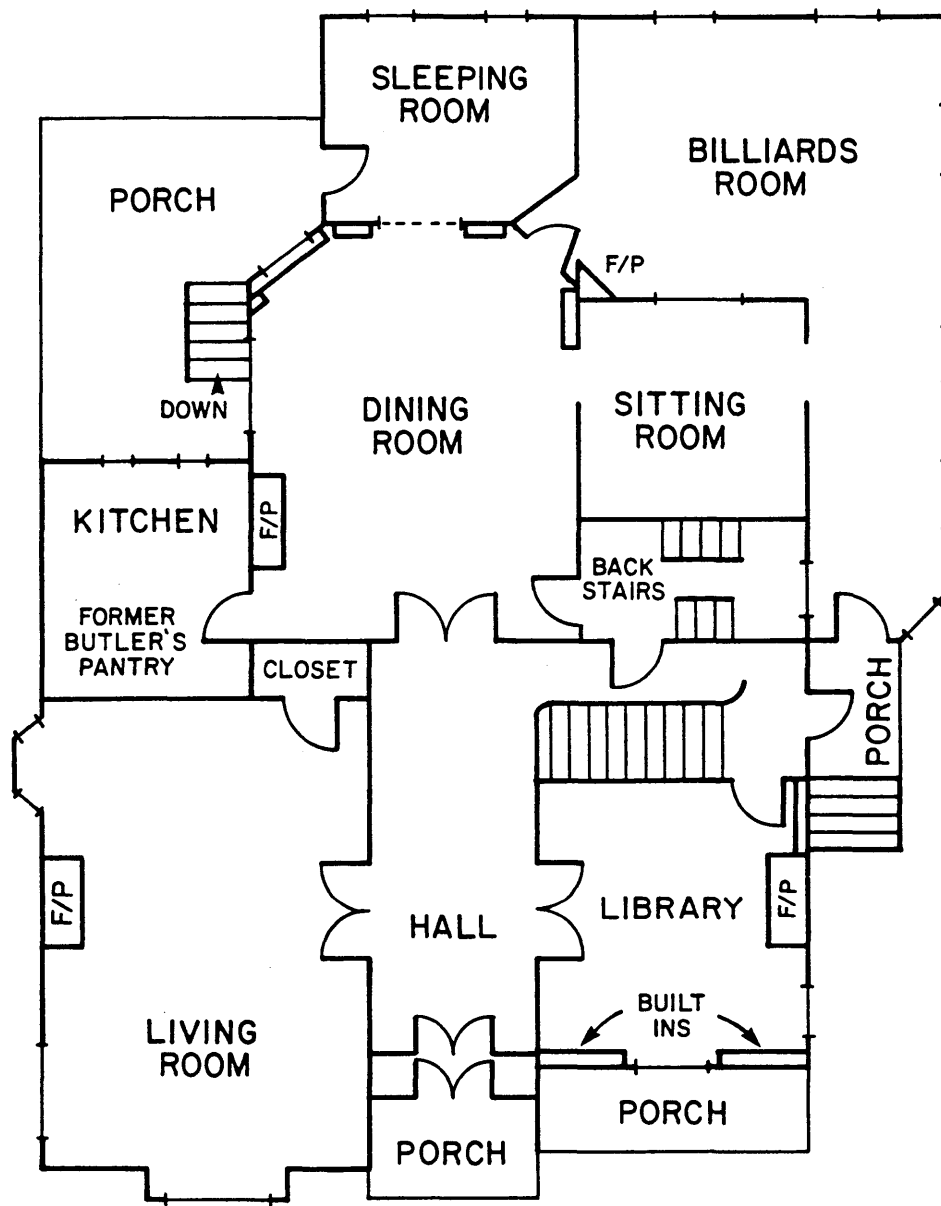
Glencoe
698 Martin Luther King Boulevard (High Street)
Newark, Essex County, New Jersey
Block 121, Lots 7 and 8.

Prepared by: Ulana D. Zakalak
April 16, 1991





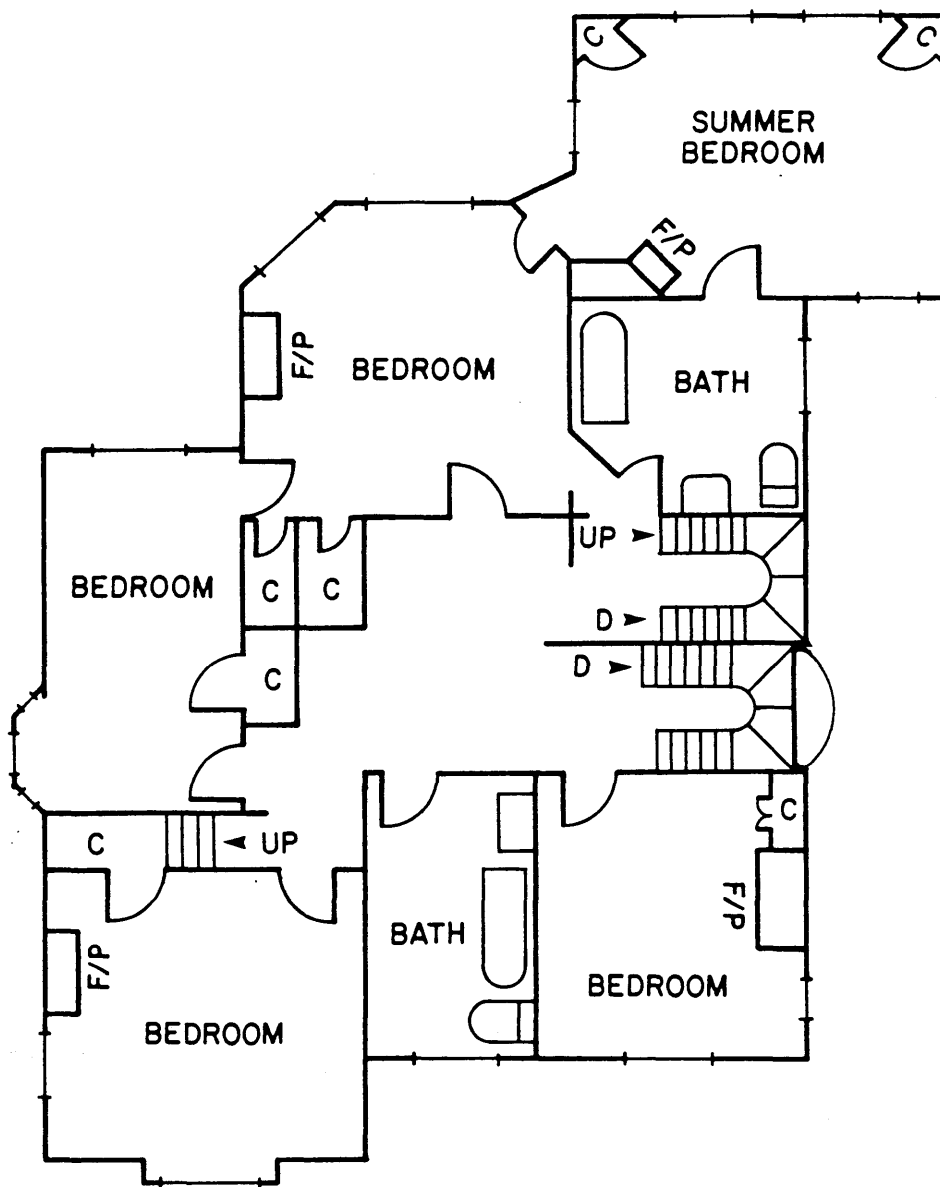
FIRST FLOOR PLAN COE MANSION



FRONT

Glencoe
698 MARTIN LUTHER KING BLVD.
NEWARK, NEW JERSEY
(Essex County)

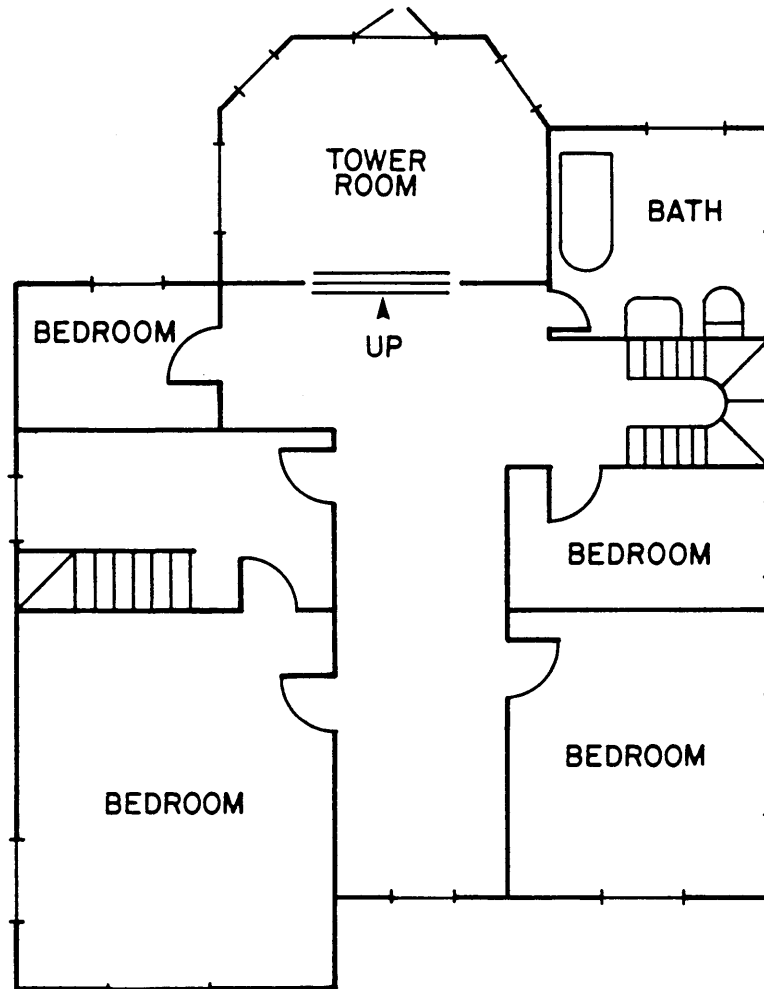
SECOND FLOOR PLAN
COE MANSION



FRONT

Glencoe
698 Martin Luther King Blvd.
Newark, Essex County, NJ

THIRD FLOOR PLAN
COE MANSION



FRONT

Glencoe
698 Martin Luther King Blvd.
Newark, Essex County, NJ



NO
PARKING
7:00 AM
TO
6:00 PM
NOV 19
1988

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GLENCOE NJ ESSEX COUNTY PHOTO 2 OF 11



GLENCOE NJ ESSEX COUNTY PHOTO 3 OF 11



GLENCOE NJ ESSEX COUNTY PHOTO 4 OF 11



GLENCOE NJ ESSEX COUNTY PHOTO 5 OF 11



GLENCOE NJ ESSEX COUNTY PHOTO 6 OF 11



GLENCOE NJ ESSEX COUNTY PHOTO 7 OF 11



GLENCOE NJ ESSEX COUNTY PHOTO 8 OF 11



GLENCOE NJ ESSEX COUNTY PHOTO 9 OF 11



GLENCOE NJ ESSEX COUNTY PHOTO 10 OF 11



GLENCOE NJ ESSEX COUNTY PHOTO 11 OF 11